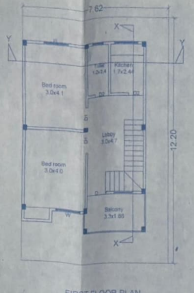
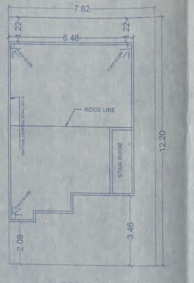


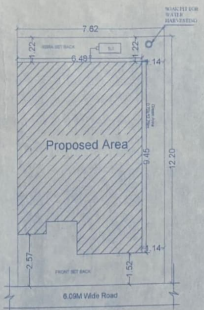
GROUND FLOOR PLAN
(SCALE 1:100)



FIRST FLOOR PLAN
(SCALE 1:100)



ROOF PLAN
(SCALE 1:100)



SITE PLAN
(SCALE 1:100)

WATER TANK CALCULATION:-

TOTAL NOS. OF Unit = 01
ASSUME 5 PERSONS REQ. = 5
ADD 20 % EXTRA = 6 PERSON
SO, TOTAL NOS. OF PERSON = 06 NOS
ASSUME 135 LTR WATER CONSUMPTION (PER./DAY
= 6 X 135
= 810 M ^{3} = 810 M ^{3}
SIZE OF WATER TANK PROVIDED-1000 LA

SEPTIC TANK CALCULATION:-

ASSUME 5 PERSONS -05 ADD 20 % EXTRA = 6 PERSON
SO, TOTAL NOS OF PERSON = 6 NOS
CAPACITY OF SEPTIC TANK FOR 6 PERSON @ 0.085 M / PERSON /DAY
= 6 x 0.085 = 0.51 M^3
PROVIDED SIZE OF SEPTIC TANK
(1) 1 x 1.8 x 1.0 = 2.85 M^3

PARKING AREA DETAILS:-

• Required Parking Area=130.11x25% =32.52 Sqmt :
Provided Parking Area
4.37 +6.76x1 88=29.54+7.44=36.98 Sqmt

RAIN WATER HARVESTING SUMP :-

TERRACE FLOOR AREA = 54.16 SQMT
WATER HARVESTING SUMP REQ.
6 CUM FOR EVERY 100 SQMT TERRACE AREA

REQ. CAPACITY OF SUMP = 0.54 CUM
PROVIDED TANK SIZE = (1X1X1.5) = 1.5 CUM
TOTAL VOLUME OF SUMP = 1.5 CUM

SCHEDULE OF OPENING

DETAILS		WIDTH	HEIGHT
DOORS	D	1.06	2.13
	D1	0.99	2.13
	D2	0.76	2.13
WINDOWS	W	1.21	1.21
	W1	0.91	1.21
	V	0.60	0.60

GENERAL SPECIFICATION

1. FOUNDATION	-	AS PER DESIGN
2. P.C.C.	-	1:3:6 CONC. MIX
3. R.C.C	-	1:1.5:3 (NOMINAL MIX M20)
4. BRICK WALL	-	1:6 FOR 0.20 THK & 1:5 FOR 0.125 THK. B/WALL
5. PLASTERING	-	1:5 OVER R.C.C SURFACE & 1:6 OVER BRICK SURFACE.
6. FLOORING	-	0.10 THK. P.C.C IN (1:3:6).
7. WOOD WORK	-	SAL IN DOOR CHOWKHAT & FLUSH DOOR SHUTTER OF W.P. PLY
8. STEEL WORK	-	STEEL FRAME IN WINDOW,GRILL IN DOOR SUTTER OF W.P. PLY.
9. PAINT FINISHING		COLOUR WASH TWO COAT OVER
10. PUTTY INSIDE & PRIMER		OVER OUTER WALL PLASTER.

TITLE - RESIDENTIAL BUILDING

PROPOSED BUILDING PLAN FOR. Model-KAVERI Duplex
TECHNOCULTURE BUILDING CENTRE PVT.LTD
SITE ADDRESS:- OPP. GYAN JYOTI SCHOOL
NEAR SWASTIK BRICKS, BAMPALI ARA, BHOJPUR

REPRESENTED BY
MR. BRIJESH KUMAR
S/O-ANOJ KUMAR SINGH

PLOT DETAILS:

* KHATA NO 227
* PLOT NO 2097
* THANA NO 338
* MOUZA BAMPALI
* DIST BHOJPUR

STATEMENT OF AREA

1. TOTAL PLOT AREA - 92.96 SQMT
2. TOTAL BUILT-UP AREA - 130.11 SQMT
3. GROUND FLOOR BUILTUP AREA - 29.86 SQMT
4. GROUND FLOOR PARKING AREA:- 36.98 SQMT
5. FIRST FLOOR AREA - 63.27 SQMT
6. % OF COVERED AREA :- 71.90%
7. ACHIVE F.A.R. :- Builtup Area-Parking Area / Total Plot Area
= 130.11-36.98 / 92.96 = 93.13 / 92.96 = 1.00

Green Area:-

Reqd. Green Area 92.93x10%=9.29 Sqmt
Provided Green Area 1.14x9.45=10.77 Sqmt

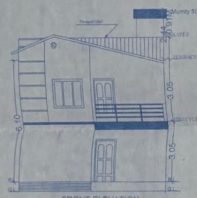
SIGN. OF OWNER	SIGN. of Engineer/Architect
For. Technoculture Building Centre Pvt. Ltd. Brijesh Kumar Authorised Signatory	Narottam Tiwary. Er. NAROTTAM TIWARY Regd. Civil Engineer (UDH) Regd. No. BR-04/(12)-2011

Sign. of Authority

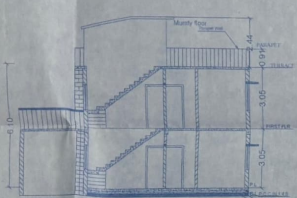
The Owner/Builder Shall in no case deviate from the Sanctioned Plan for the Construction, If any deviation is found during the construction or at any time the entire Structure will be treated as unauthorised. Owner will keep a Copy of Sanction Plan at the Site during the Construction.
This Sanction Plan is Valid for only Five Year

Municipal Commissioner
Competent Authority
ARA NAGAR NIGAM
ARA (BIHAR)

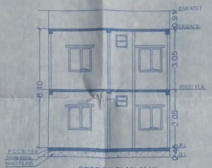
Case no - 150/n-h
Sl. 05/01/2024



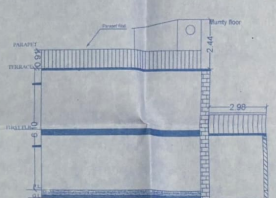
FRONT ELEVATION
(SCALE 1:100)



SECTION PLAN (Y-Y)
(SCALE 1:100)



SECTION PLAN (X-X)
(SCALE 1:100)

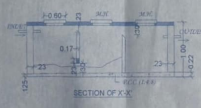


SIDE ELEVATION
(SCALE 1:100)

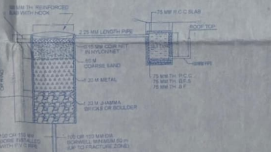


DETL OF FOOTING

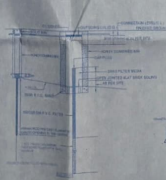


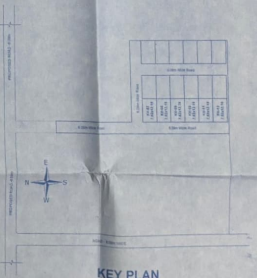




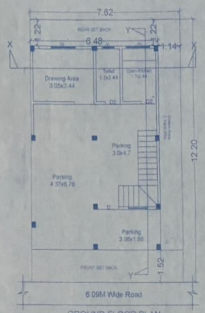


DETAIL OF RAIN WATER HARVESTING SYSTEM





KEY PLAN
SCALE = N.T.S



GROUND FLOOR PLAN
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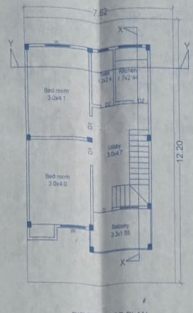

FIRST FLOOR PLAN
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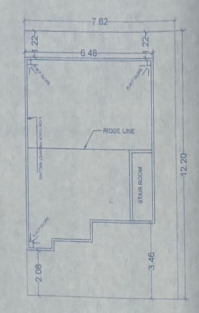

ROOF PLAN
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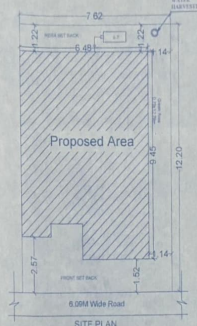

SITE PLAN
(SCALE 1:100)

WATER TANK CALCULATION :-

TOTAL NOS OF UNIT = 01
ASSUME 5 PERSONS REQ. = 5
ADD 20 % EXTRA = 6 PERSON
SO, TOTAL NOS OF PERSON = 06 NOS.
Assume 135 LTR WATER CONSUMPTION PER /DAY
= 6 X 135
= 810 LTR = 810 M³
SIZE OF WATER TANK PROVIDED-1000 Ltr

SEPTIC TANK CALCULATION :-

ASSUME 5 PERSONS +05 ADD 20 % EXTRA = 6 PERSON
SO, TOTAL NOS OF PERSON = 6 NOS
CAPACITY OF SEPTIC TANK FOR 6 PERSON @ 0.085 M / PERSON /DAY
6 x 0.085 = 0.51 M³
PROVIDED SIZE OF SEPTIC TANK
(1) 1.9 x 1.5 x 1.0 = 2.85 M³

PARKING AREA DETAILS :-

Required Parking Area=130.11x25% = 32.52 Sqmt
Provided Parking Area =
Parking 4.37x5.76 = 25.18 Sqmt
Parking 3.05x1.88 = 5.73 Sqmt
4.37 +6.76x1.88+29.54+7.44=36.98 Sqmt

RAIN WATER HARVESTING SUMP :-

TERRACE FLOOR AREA = 54.46 SQMT
WATER HARVESTING SUMP REQ.
1 CUM FOR EVERY 100 SQMT TERRACE AREA

REQ. CAPACITY OF SUMP = 0.54 CUM
PROVIDED TANK SIZE = (1X1X1.5) = 1.5 CUM
TOTAL VOLUME OF SUMP = 1.5 CUM

SCHEDULE OF OPENING

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DOORS	D	1.06	2.13
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	V	0.60	0.60

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6. % OF COVERED AREA :- 71.90%
7. ACHIVE F.A.R :- Builtup Area-Parking Area / Total Plot Area
= 130.11-36.98 / 92.96 = 93.13 / 92.96 = 1.00

Green Area :-

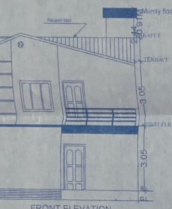
Reqd. Green Area 92.93x10%=9.29 Sqmt
Provided Green Area 1.14x9.45=10.77 Sqmt

SIGN. OF OWNER	SIGN. Of Engineer/Architect
For, Technoculture Building Centre Pvt. Ltd. Brijesh Kumar.	Ec NAROTTAM TIWARY Regd. Civil Engineer (UD/HO) Regd. No- BR/UDHO/CE/33-2011

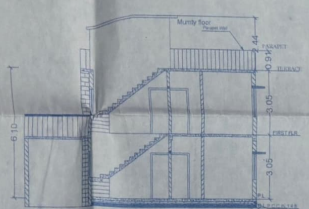
Authorised Signatory
Sign. of Authority

The Owner/Builder Shall in no case deviate from the Sanctioned Plan for the Construction, If any deviation is found during the construction or at any time the entire Structure will be treated as unauthorized. Owner will keep a Copy of Sanction Plan at the Site during the Construction.
This Sanction Plan is Valid for only Five Year

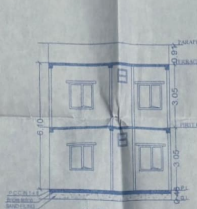
Municipal Commissioner
& Competent Authority
ARA NAGAR NIGAM
ARA (BIHAR)
Memo no.-184 for
dt. 03/10/2024



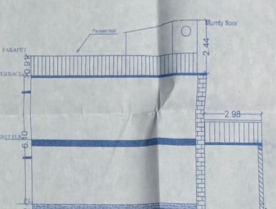
FRONT ELEVATION
(SCALE 1:100)



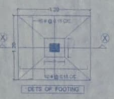
SECTION PLAN (Y-Y)
(SCALE 1:100)



SECTION PLAN (X-X)
(SCALE 1:100)

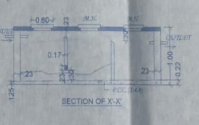


SIDE ELEVATION
(SCALE 1:100)

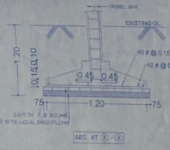


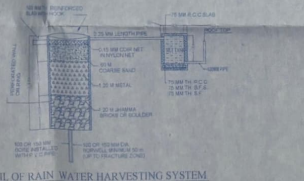


SEPTIC TANK

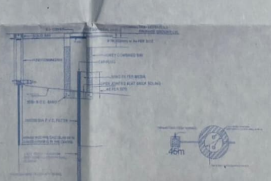


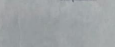
SECTION OF X-X

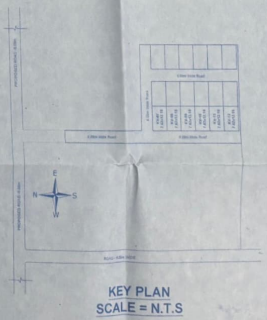




DETAIL OF RAIN WATER HARVESTING SYSTEM







KEY PLAN
SCALE = N.T.S